

Snohomish County, in partnership with numerous interested parties, is planning for the arrival of light rail in the mid-2030s through the preparation of a subarea plan.

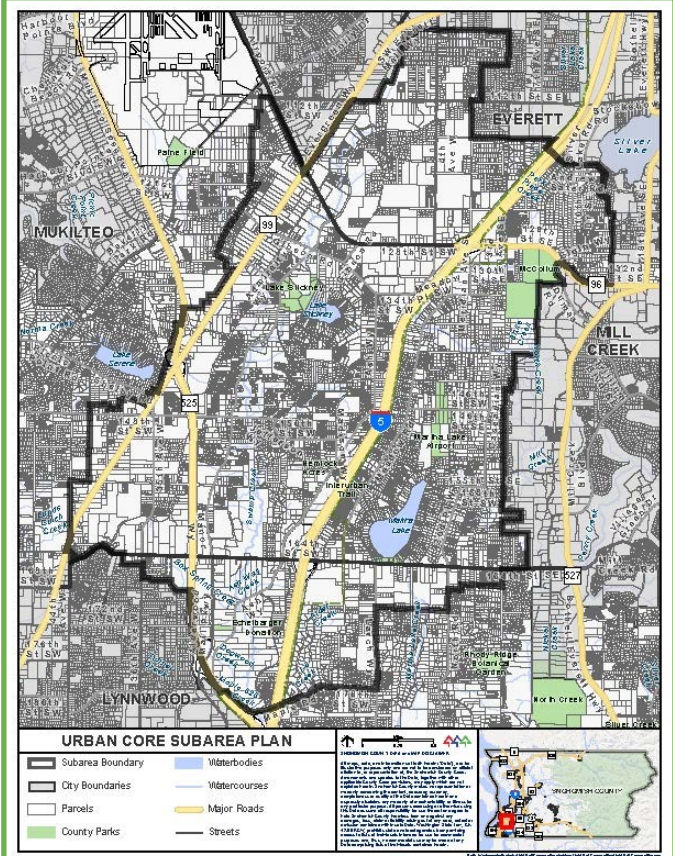
A subarea plan is a document which guides future planning decisions within a specific area. A subarea plan provides certainty to residents, property owners, developers and the community at-large.

A subarea plan is being prepared for an area of unincorporated Snohomish County between the cities of Everett, Mukilteo, Lynnwood and Mill Creek (see adjoining map). The subarea plan will focus on:

- Land use
- Transportation
- Housing
- Parks and Recreation
- Public service and utility needs
- Economic development

Separately, the project will consider changes to zoning and development regulations including, but not limited to: Permitted Uses, Building Height, and Design Standards.

Project Geographic Scope



Project Timeline

#	Project/Task	2020	2021	2022	2023	2024
1	Online Community Priorities Survey	★				
2	Virtual Interactive Map Outreach Event	★				
3	In-Person/Stakeholder Workshops	★				
4	Prepare Urban Core Subarea Plan Chapters					
5	Form Based Code Survey and Workshops		★			
6	Prepare Zoning & Implementing Development Regula-					
7	Land Use, Zoning & Transportation Alternative Public		★			
8	Draft Urban Core Subarea Plan 60-day Comment Period			★		
9	Draft Implementing Regulations 60-day Comment Period			★		
10	Environmental Review*					
11	Planning Commission Briefings & Hearing(s)			★	★	
12	County Council Briefings and Hearing(s)					

*In conjunction with the 2024 GMA Comprehensive Plan Update.

Timeline subject to change